

179.0

0008

0011.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised: 687,400 /

USE VALUE: 687,400 /

ASSESSED: 687,400 /

Total Card /

Total Parcel

687,400

687,400

687,400

PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No

Alt No

Direction/Street/City

40

HOMER RD, ARLINGTON

Unit #:

Owner 1: CHAMALLAS CATHERINE--ETAL

Owner 2: CHAMALLAS DIAMOND

Owner 3:

Street 1: 40 HOMER RD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA

Cntry

Own Occ: Y

Postal: 02476

Type:

OWNERSHIP

PREVIOUS OWNER

NARRATIVE DESCRIPTION

OTHER ASSESSMENTS

PROPERTY FACTORS

LAND SECTION (First 7 lines only)

Use Code

Description

LUC Fact

No of Units

Depth / PriceUnits

Unit Type

Land Type

LT Factor

Base Value

Unit Price

Adj

Neigh

Neigh Infl

Neigh Mod

Infl 1

%

Infl 2

%

Infl 3

%

Appraised Value

Alt Class

%

Spec Land

J Code

Fact

Use Value

Notes

101

One Family

7025

Sq. Ft.

Site

0

70.

0.90

7

441,528

441,500

Use Code

Land Size

Building Value

Yard Items

Land Value

Total Value

101

7025.000

245,900

441,500

687,400

Total Card

0.161

245,900

441,500

687,400

Total Parcel

0.161

245,900

441,500

687,400

Source: Market Adj Cost

Total Value per SQ unit /Card: 393.56

/Parcel: 393.56

Legal Description

User Acct

GIS Ref

GIS Ref

Insp Date

Entered Lot Size

Total Land:

Land Unit Type:

Parcel ID

179.0-0008-0011.0

Tax Yr

Use

Cat

Bldg Value

Yrd Items

Land Size

Land Value

Total Value

Asses'd Value

Notes

Date

2022

101

FV

245,900

0

7,025.

441,500

687,400

Year end

12/23/2021

2021

101

FV

236,300

0

7,025.

441,500

677,800

Year End Roll

12/10/2020

2020

101

FV

236,300

0

7,025.

441,500

677,800

677,800

Year End Roll

12/18/2019

2019

101

FV

227,100

0

7,025.

441,500

668,600

668,600

Year End Roll

1/3/2019

2018

101

FV

227,100

0

7,025.

372,100

599,200

599,200

Year End Roll

12/20/2017

2017

101

FV

227,100

0

7,025.

340,600

567,700

567,700

Year End Roll

1/3/2017

2016

101

FV

227,100

0

7,025.

290,100

517,200

517,200

Year End

1/4/2016

2015

101

FV

187,200

0

7,025.

252,300

439,500

439,500

Year End Roll

12/11/2014

SALES INFORMATION

TAX DISTRICT

PAT ACCT.

Grantor

Legal Ref

Type

Date

Sale Code

Sale Price

V

Tst

Verif

Notes

9758-186

1/1/1901

Family

No

No

N

BUILDING PERMITS

ACTIVITY INFORMATION

Date

Number

Descrip

Amount

C/O

Last Visit

Fed Code

F. Descrip

Comment

5/23/2007

373

Re-Roof

8,000

Date

Result

By

Name

7/18/2018

MEAS&NOTICE

BS

Barbara S

3/5/2009

Inspected

189

PATRIOT

11/6/2008

Measured

345

PATRIOT

3/8/2000

Inspected

264

PATRIOT

1/5/2000

Measured

264

PATRIOT

7/23/1993

RV

Sign:

VERIFICATION OF VISIT NOT DATA

___/___/___

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

aprob

2023

